

JERSEY CITY

DEPARTMENT OF HOUSING, ECONOMIC DEVELOPMENT & COMMERCE
DIVISION OF CITY PLANNING



ROBERT D. COTTER, PP, AICP
PLANNING DIRECTOR

JERRAMIAH T. HEALY, MAYOR
CARL S. CZAPLICKI
DEPARTMENT DIRECTOR

October 19, 2012
Ms. Mayda Arrue
THE JERSEY JOURNAL
30 Journal Square
Jersey City NJ 07306

Dear Ms. Arrue:

Enclosed please find a Legal Notice for the Jersey City Department of Housing & Economic Development and Commerce. Please have this ad run in the Tuesday, October 23, 2012. Edition of your newspaper.

After publication, please prepare an Affidavit of Publication and send it to the attention of:

City of Jersey City
Department of Housing & Economic Development
30 Montgomery Street, 14th Floor, Suite 1400
Jersey City NJ 07302

Attn: Denise Jefferson

This notice should be billed to the Jersey City Department of Housing & Economic Development, Planning Board Account Number 7947. Thank you.

Sincerely,

Robert D. Cotter
Secretary, Jersey City Planning Board
Division of City Planning

Mayor's Office
Carl Czaplicki, Director,
HEDC
File

**JERSEY CITY PLANNING BOARD
PUBLIC NOTICE
REGULAR MEETING**

Please take notice the Planning Board took the following action at the Regular Meeting of October 16, 2012.

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Swear in Staff
5. Correspondence
6. Old Business:
 - a. Case: P06-053 Administrative Amendment
Applicant: True Vine Church
Attorney: Eugene O'Connell
Review Planner: Kristin Russell
Address: 129 Linden Avenue
Old Block: 1416 Old Lot: 35
Zone: R-1 one- and two-family housing
Description: Original approval granted May 10, 2007. Amendment is to phase the project so that the interior of the building may receive a Certificate of Occupancy. The exterior must be completed and confirmed as such in order to receive parking lot license from Division of Commerce.
Decision: Approved.
 - b. Case: P11-002 Administrative amendment
Applicant: Archer Cohen
Attorney: Jon Campbell
Review Planner: Jeffrey Wenger
Address: 60 Van Reipen Avenue
New Block 17301 Lot: 14
Zone: Journal Square Redevelopment Plan
Description: Reconfigure floor plan to reduce roof access to the two upper floor residents only. Each unit will have a circular stair to the roof deck.
Decision: Approved.
7. New Business:
8. Review and discussion of amendments to the Morgan/Grove/Marin (MGM) Redevelopment Plan.
Summary Statement: Revise definition of work/live. **Approved and recommended to City Council for Adoption.**
9. Review and discussion of amendments to the Exchange Place North Redevelopment Plan.
Summary Statement: This amendment would codify changes to the redevelopment plan that reflect the site plan approvals recently granted by the Planning Board for the project known as "70-90 Columbus Drive." **Approved and recommended to City Council for Adoption.**
10. Case: P12-024 Minor Site Plan w/Deviations
Applicant: Liberty Harbor North Urban Renewal LLC (Gulls Cove)
Attorney: Rich Ower, Esq.
Review Planner: Maryann Bucci-Carter, PP, AICP
Address: 201-205 Luis Munoz Marin Blvd.
Block: 15901 Lots: 10
Old Block: 60 Old Lots: 4
Zone: Liberty Harbor North Redevelopment Plan
Description: Signage for three new ground floor tenant spaces
Deviations: Number of signs
Decision: Approved.
11. Case: P12-007 Amended Preliminary & Final Major Site Plan
Applicant: The Ideal Supply Company
Attorney: George Garcia
Review Planner: Jeff Wenger
Address: 437 & 453 Communipaw Avenue
Block: 18901 Lots: 22 and 19
Zone: Morris Canal Redevelopment Plan
Description: industrial addition to existing facility
Decision: Approved.
12. Case: P12-070 Preliminary & Final Major Subdivision with Deviation
Applicant: Franklin Development Group, LLC
Attorney: Michael Oliveira
Review Planner: Jeff Wenger
Address: 20 Fisk Street & 163-167 Culver Avenue
Block: 22102 Lots: 31
Zone: West Side Avenue Redevelopment Plan
Description: Subdivision of one lot into 6 new development lots.
Deviations: Lot width, lot size.
Decision: Approved.

13.

Case:

Applicant:

Attorney:

Review Planner:

Address:

Block:

Zone:

Description:

Deviations:

Decision:

P12-071

Preliminary and Final Major Site Plan with Deviation

Franklin Development Group, LLC

Michael Oliveira

Jeff Wenger

20 Fisk Street & 163 – 167 Culver Avenue

22102

Lots:

31

West Side Avenue Redevelopment Plan

Six new two-family homes

Side yard, rear yard.

Approved with conditions.
10.

Memorialized the following resolutions available for review at the Office of City Planning at 30 Montgomery Street, Suite 1400, 14th flr. Jersey City, NJ.

1. Resolution of the Planning Board of the City of Jersey City Approving Amended Preliminary & Final Site Plan # P20-010.3 submitted by Dharmesh Patel (372 Pacific Avenue)

2. Resolution of the Planning Board of the City of Jersey City Approving proposed amendments to the Majestic II Redevelopment Plan and recommending Adoption by the City council.

3. Resolution of the Planning Board of the City of Jersey City Approving Preliminary & Final site Plan # P11-060 submitted by the JCRA (292 Martin Luther King Drive).

4. Resolution of the Planning Board of the City of Jersey City Approving proposed amendments to the Exchange Place North Redevelopment Plan. and Recommending Adoption by the City Council,
11.

Executive Session, as needed, to discuss litigation, personnel or other matters
12.

Adjournment

MICHAEL RYAN, CHAIRMAN, PLANNING BOARD